

**HIDDEN VALLEY HOME OWNERS ASSOCIATION
BOARD MEETING OF JANUARY 7, 2016
MINUTES**

Call to Order:

- Meeting called to order at 7:00 pm by President Brian Bluhm
- Attendance:
 - Board members; Dave Thiede, Greg Oldenkamp, Rick Fryar, Chris Corporaal and Brian Bluhm
 - ACC representative(s); (none present).

Residents Forum (Brian):

- Resident issues: None brought forth, no residents in attendance.

Administrative Housekeeping (Brian):

- Annual Meeting:
 - Scheduled for Tuesday January 19, 2016, 7:00pm at City Hall
 - Dave mailed out required notices on Tuesday, January 5.
 - Greg will prepare elections ballots, as (if) needed.
 - Rick posted a call for elections on the HV website and will send out an email to the membership soliciting nominations for the Board.
 - Three director positions (Brian, Rick & Vacant) will be up for a three year term. In addition there are two vacant positions that could be filled for a one year term.
 - As appropriate, each area will give a brief 2015 recap at the annual meeting.
- Action item: Rick to email the association, Greg to prepare election ballots.

Secretary Report (Greg):

- Minutes for the August and November meeting were emailed to the Board prior to the meeting. Minutes were approved and posted to the website by Rick.

Treasurer Report (Dave):

- Treasurer's report was submitted and accepted. Current association balance is \$27,018.19 as follows; Savings - \$14,906.77 and Checking - \$12,111.42.
- Dave reported that there are still six unpaid annual dues plus the vacant property at 7303 HV Lane. Dave is adding late fees to the outstanding balances and if unpaid at year end the 2015 assessment will be added to the 2016 assessment. There was brief discussion whether or not the Board should publish delinquent members, no action taken on the idea at this time.

ACC (Architectural Control Committee (Dana))

- Review of requests and actions. Dana not present, no report given.
- Dave updated the Board that the recent home sale that had a play structure, that the new homeowners signed our letter of intent to honor the original purpose, to only use as a play structure.
- Brian provided an update on the home that moved in a child's playhouse. The homeowner indicated to Brian that they will be removing the structure in the spring when they donate it to their church. The Board accepted this solution as an effort of good faith.
- ACC Committee. In a general discussion the Board wanted to confirm that the ACC committee was still made up of Helen Brosnahan, Darcy Wall and Catherine Stemper. No ACC representative has attended a Board meeting in 2015, which they are not required to do so, but the Board wanted to make certain this was still the active committee.
- With regards to the previous topic and the prior meetings discussion points on records retention, the Board thought it practical to make an announcement at the annual meeting asking the membership if there was any interest in serving on this committee, as the Board assigns all committees and there hasn't been a review in some time. Also, it was noted, along with other areas, we need to get ACC minutes and actions on a records retention system, possibly locked web access on the HVHA website. This is an area that would be looked at with the new Board in 2016.
- Action item: none at this time

HVHA Homeowner Violation(s) and Contacts (Chris)

- Log of reported issues:
 - It was noted that there were a couple of homes that seemed to be storing small yard trailers in their driveways over the winter. Chris was going to follow up by sending a reminder letter that would simply give the homeowner a reminder that storage of trailers on driveways is not permissible per the covenants.
- Violation status: no violation status updates.
- Action item: Chris to send out letters to homeowners storing yard trailers.

Grounds Maintenance (Brian):

- Nothing specific to report, just that in the new year we will have to continue with ongoing island maintenance, removing dead and overgrown trees and shrubs and replacing as needed.

Physical Assets - Grounds (Vacant):

- Nothing to report.
- Action items:

Website (Rick):

- Updates: No major updates, just that Rick will do a website statistics overview at the annual meeting.

Social (Open):

- Brian did note that Tanya Suchomel has taken over delivering the welcome baskets. Tanya is not on the Board, but is acting as welcoming committee on behalf of the Board. She has delivered 12 baskets in 2015 and identified another 11 that she still intends to deliver.
- Brian noted that per an email from Danielle Thrush, that Danielle still had some welcome baskets in her possession. Brian will work with or point Danielle to Tanya to get the baskets transferred.

Communications (open):

- No updates

Old Business:

- Nothing to discuss at this time.

New Action Items:

- Nothing significant to discuss

New Business:

- None
- Tentative date for next Board meeting, not known, will be set after the annual meeting.

Move to adjourn at 8:00pm

Respectfully submitted,

Greg Oldenkamp
HVHA Secretary